App F IX 4

Previous References

1947 48
(mf)

File No 80 47
Serial Nos 5 6

Later References

GENERAL AND REVENUE SECRETARIAT

Serial Nos
1460

Part B for Draft

SUBJECT
Allotment to Messrs Kirloskar & Co as Government Coal Agents of the Northern Zone of the Industrial Board

L 1828--B. 1.8-48

To The Chairman C.I.T.
Mysore

Sanctions the resolution of the Board re--

9938/L

From The chairman, Trust-Board
Bangalore

No 3185, dt 9/6/47

Requests sanction to the
proposal of the Trust Board
to grant 20 acres of land
to Messrs Kirloskar & Co
on the eastern side of the chord
Railway line in the Northern
zone of the Industrial suburb

1) The proposal to grant the
above said company land to the
extent of 20 acres at an upset
price of Rs 2/- per Sq yd ~~and~~ has
already been submitted and orders
are awaited

2) The proposal now received
to grant the land on the eastern
side of the chord Railway line
in the Northern zone of the industrial
suburb, as shown in the plan

re Sanitary Cans to Kurloskan Co 9938/L

to Messrs Kurloskan co may perhaps be

affixed subject

Mr Bell's 3/ sanction was accorded on the
file no 2 11863 3/ Vol III-46 —
dated 17 2 49 to the granting 20
acres of land to Messrs Kurloskan
Co on the industrial Estate area Plan
to abut 20 acres in the same area
to be used for soap factory

Meeting, Private Sept
Trust Board has now formulated a
revised Layout Plan of the area &
-with certain the Locality wherein it is
proposed to allot the sites to Messrs
Kurloskan Co for soap factory
This is stated to have been prepared after
a joint inspection of the Locality with
the Chief Engineer Surveys, the Asst Engineer
the Engineer Officer of the Trust Board
the Chairman seeks approval to the
revised Plan & to the allotment of
site to Messrs Kurloskan Co

9938

A

The Agreement Draft Deed as indicated Where Mrs maybe approved

4) Instructions to enter by 2 Ry, into Price Agreement the Land Registry to protect their interest as has not been fixed It is stated that the Council have fixed a purchase price for the property yet The interest Land has to be secured by a charge for which we require Instructions depend upon the Valuation of the property as to whether the Conversion Fund may be levied or these Funds may be, at what rate per acre This is under Consideration Separately as to a Bond

5) Instructions to Draft Deed, it will be a matter of negotiation as to what exceptions, rights of way etc have to be fixed

The file relating to the Conditions of Grant of Land to the City between separately Instructions for others

6) Draft B above are for signature

B

Has this question not been decided already in the main file on the Subject Exceptions?

29/6/47

712/7

7/ Please see marginal remarks above — 2 Circle ~~Please~~ orders have since been passed in the main file; & in the file relating to the Conditions of grant, in the above matters — please look into these orders, & note if orders are still necessary re question of sale etc

29/6/47

8/ In the ~~main~~ file, the proposal to grant 20 acres of land to Messrs Kulkarni & Co at an upset price of Rs 2/- per sq yd has been decided the file has been submitted to the Dewan

9/ In this file, orders are sought on the plans decided to be given, as per the remarks flagged at pages below & also with reference to para 8 supra & above

12/7

Allotment of sites in the Northern Zone of the Industrial Suburbs to Messrs Kirloskar & Co & the Mysore Govt Soap Factory

9938/MC

10) The main file in which the matter has been pleased to approve the proposal of the Trust Board, above has been submitted to the Govt for perusal when the proposal of the Trust Board to dispose of the land to Messrs Kirloskar & Co for an upset price of Rs 25 per sq yd has been tentatively approved, pending decision on the question relating to the levy or waiver of the Conversion fine on these lands & the rate of levy.

11) In this file the point for order is as follows:-

20 acres of land have been ordered to be allotted to Messrs Kirloskar & Co at the rate of Rs 2 per sq yd in the Northern Zone of the Industrial Suburbs in question

Flag/P

Plan has been located in the Northern Zone. First mig. to the Railway Line; final alignment of the Railway

99/35

A

This area has been stepped as shown on the plan - both in respect of land to be planted to meets Kirkstead Junction soap factory -- and sometime has been subject to the grant of the lands in the area shown thereon. This proposal maybe approved, as the decision to be arrived at after a joint inspection of locality with the Chief Engineer for Railways, the Dist Engineer & the Engineer representing the Trust Board.

12) As per para 7 previous

21/7/47

13) The proposal at 'A' above may be sanctioned in the circumstances reported.

Minister Eden & P # 14) 29/7/47

23/7/47

15) Dft letter A 28/7/47

16) Draft letter submitted

17) Issued 31/7/47

TYANG 1 JULY 1947 M.R. REV SECTT

23/7/47 to Gen 2

To,

The chairman Trust Board
Bangalore

R 78 & 8 dt 1/8/47
Proposal of the proposal

From the chairman, Trust Board,
Bangalore

No. dt 52/47-dt 8-8-47

Forwards certain information
in the matter

18) Submitted with a
note as follows.-

19) In this office letter
dt 1-8-47, sanction was
conveyed to the proposal of the
Trust Board, Bangalore to
grant a certain area measuring
-2.0 acres in the North Zone of
the Industrial Suburb, Bangalore
to Messers Kirloskar Co

x flag P

P/pts

9938 J940/K grant of land to M/s Loshkar Co, at Bangalore.
Cont nuation Sheet File No Current No of Page

940

20/ The chairman was reported that in pursuance of the above orders, possession of the site has been handed over to the company on their depositing a sum of Rs 1,93,600/- at Rs 2/- per sqr yd, subject to the rate being finally fixed and subject to the condition that the company abides itself to the terms and conditions that may be imposed when at later on date ~~arrangements are also~~

21/ The report is submitted for perusal No further action is called for in this respect

For perusal.

24/8

2072 Minister for
2712 Economy ptt

7/9/47

9/9/47

To,

WD 01570—GPB—1500 pads—12-46

To Bangalore

9/9

1828 8-9-47.

Sanction the proposal

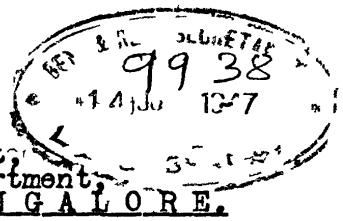
Bkt 19/9

OFFICE OF THE ... FOR EDUCATION ... P.
Date 1.9.47.
No 1640.

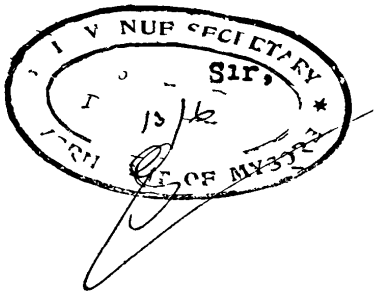
No 3185/2 plans

Office of the Chairman,
City Improvement Trust Board,
Bangalore City, dated 9th June 1947.

-T



H N Pallegar, Esq., M A ,LL B ,
Secretary to Government,
Revenue Department,
B A N G A L O R E.



Sir,

Subject:- Allotment to Messrs Kirloskar & Co , and Mysore Government Soap Factory, of sites in the Northern Zone of - the Industrial Suburb.

I have the honour to state that at the last meeting of the Board held on 26th April 1947, as per Government Order No, R 11863-9 ML III-46 2 dated 27 2-47, it was resolved that a site of 20 acres more or less as shown in the plan prepared by the then Engineer Officer (Mr Y Ramaswamy) between the Pipe line and the Road leading to the proposed Under-Bridge be - given to Messrs Kirlosker & Co , after providing enough space for the requirements of the chord-line, a siding, and a road - parallel to the chord-line, to its west, at Rs 2/- a square - yard and be allotted to Messrs Kirlosker & Co , and that possession of the land be given to them after obtaining sanction of Government.

But subsequent to the meeting, in a joint inspection held of the locality. with the Chief Engineer for Railways, the District Engineer and the Engineer Officer of the Trust Board, it was found that the centre line of the Chord Railway in the plan prepared by the previous Engineer Officer was incorrect The Centre line was then marked on the land with stones by the District Engineer and the position was re-examined and fresh - lay-out plan (enclosed) prepared After providing the open - space of 250 feet on the west of the line for a siding and a road, it was found that a very small strip of land measuring about 6-0 acres would be left and that it would not meet the

P.T.O.

the requirements of Messrs.Kirlosker & Co , as 20-00 acres of land had to be given to them according to the Government Order This was brought to the notice of the Board at the meeting - held on 27th May 1947 and that the Board resolved thereupon - that an extent of 20 acres of land on the eastern side of the Chord Railway-line as shown in the plan now prepared and sent herewith may be granted to Messrs Kirlosker & Co.

The resolution of the Board runs thus:-

> "That in the light of the final alignment of the Railway-line, the site measuring - 20 acres marked on the plan be allotted to Messrs Kirlosker & Co , in accordance with the Government Order

The Plan now prepared and enclosed herewith shows not only the site proposed for allotment to Messrs Kirlosker & Co , but also the site selected for the Government Soap Factory and the general lay-out of sites for locating other industries in the "Northern Zone "

Government have in their Order No N 16753-9-M1-111-46-5 -dated 6-6-1947 have approved of the acquisition of the area - covered by this lay-out and have ordered in forwarding the declaration statements to be published in the Mysore Gazette, that - action should be taken under Section 17 of the Land Acquisition Act as an emergency measure Possession of the area will therefore come to the Board after the Statutory period of 15 days from the date of the publication of the Declaration statements in the Official Gazette

The Board having allotted 20 acres as above stated, to Messrs Kirlosker & Co , at Rs 2/- a square yard and 20 acres to the Mysore Government Soap Works at the rate to be fixed, the - latter being an existing industry to be shifted, possession may has to be handed over to these two ~~survey lay-out plan, which may be~~ - ~~approved~~ cash purchases.

The conditions of the grant to Messrs Kirlosker and others as resolved by the Board have been communicated to Government in this Office No. 3062 dated 18 8 47

submitted separately

Early orders in the matter are solicited since - the matter is very urgent

I have the honour to be,
Sir,
Your most obedient servant,
C N Narayanaswamy
CHAIRMAN.

MSS.

— charges

2 A copy of the Agreement executed by them in this behalf yesterday (7-8-1947) is also enclosed for favour of

No 9-52/47

THE CITY IMPROVEMENT TRUST BOARD,
"Ranga Vilas", Seshadri Road,
Dated, Bangalore, the 8th Aug 1947

940
12 AUG 1947
Engineering Branch
11/8/47

TO

SYED ABDUL ALEEM, ESQ , B A ,
Secretary to Government,
Revenue Department,
BANGALORE

Under Secretary
11/8

SIR,

SUBJECT - Allotment of 20 acres of land in the Industrial Suburb North Zone to Messrs Kirloskar Electric Coy

Adverting to the correspondence ending with your letter No L 1828 dated 1-8-1947 conveying the approval of Government to the resolution of the Board in regard to the allotment of a site measuring 20 acres in the North Zone of the Industrial Suburb and stating that separate orders will issue in regard to the rate at which the site should be sold and also other conditions relating to the grant of sites in the Industrial Suburb area, I have the honour to report for the information of Government, that possession of the site measuring about 20 acres as marked in the plan sent to you with this office letter of the 9th June 1947 was handed over to the Company yesterday (7-8-47) by the Engineer Officer on their depositing in the Dis trict Treasury, a sum of Rs 1,93,600/- calculated at Rs 2/- per Sq Yd subject to the rate being finally fixed by Government and subject to the condition that the Company binds itself to the terms and conditions that the Government and the Trust Board may impose in respect of the site and the industri to be started by them on the land ~~and that~~ they have further agreed to hand over a strip of land not exceeding 25 feet east to west along the western boundary line of the site out of this 20 acres, if required by the City Improvement Trust Board for purposes of the Railway Chord line and the present proposed road subject to refund of proportionate amount without claiming any other charges

2 A copy of the Agreement executed by them in this behalf yesterday (7-8-1947) is also enclosed for favour of

reference

I have the honour to be,
S i r,
Your most obedient servant,

G N Narasimha Rao

CHAIRMAN.

8/8

gvm/-

THE CITY IMPROVEMENT TRUST BOARD,
"Ranga Vilas", Seshadri Road,
Dated, Bangalore, 7th August 1947

possession of the land described in the Schedule below is delivered this 7th day of August 1947 to Messrs Kirloskar Electric Co , Ltd , Sri Narasimharaja Road, Bangalore City, on the following conditions

Messrs Kirloskar Electric Co , Ltd , having deposited with the City Improvement Trust Board Rs 1,93,600/- at Rs 2/- a Sq Yd subject to the rate being settled by Government, it is hereby agreed by them that they bind themselves to the terms and conditions that Government and the Trust Board may impose in respect of the site and the industry to be started by them in the land

2 Messrs Kirloskar Electric Co , Ltd , agree to hand over a strip of land not exceeding ~~20~~ 25 feet east to west along the entire western boundary line of the site out of the site out of these 20 acres if required by the City Improvement Trust Board for the purposes of the Railway Chord line and the present proposed road, subject to refund of proportionate amount by the Trust Board and without claiming any other charges

3 The documents of title, as may be prescribed in respect of the site will be given after the terms and conditions are finally settled by Government

SCHEDULE

Land bearing site No 58 of an extent of 20 acres more or less in the North Zone of the Industrial Suburb formed by the Bangalore City Improvement Trust Board measuring on the

North	758 Feet
South	836 Feet
East	982 Feet
West	1320 Feet

and bounded on the

East by vacant land belonging to the Trust Boa and M & S M Meter Guage Railway line

West by the proposed Road of 60 Feet width and Railway Margin of 100 Feet and the proposed Railway Chord line

North by the vacant site No 57 belonging to the City Improvement Trust Board and

South by the proposed margin strip land of 50 feet width from the Northern Boundary of the Water Main land

Possession of the scheduled land is taken by us from the Engineer Officer of the Trust Board this 7th day of August 1947 subject to the terms and conditions enumerated above

L V Gurjar,

7th August 1947 General Manager,
Kirloskar Electric Co , Ltd ,

Possession of the scheduled land is handed over by me this 7th day of August 1947

(sd) R Madhavan,

Engineer Officer, 7-8-47
C I Trust Board

" Copy "

CHAIRMAN

8/8/47

gvm/-

C No
Ref on Pet No } 19 —19
App No
Dis No
Enclosure Dated
Approved on
Copied on by
Examined on by
Signed on Despatched on
Entered in--
Current } Register on
Petition }
Appeal } By
Periodical
Reminded on

WD 0639—GPB—75 C00—15 6 45

Immediate 80-47-P
2 Copies **DRAFT** (1828 with plan
18/47)

To

The Chairman,

C I T Board

Docket Abstract Bungalows

Allotment to messrs Kirloskar Co. & Mysore Govt Soap Factory, 7 sites in the Northern Zone of the Industrial Zone

Sir,

With reference to your letter No 3185/ dated 9 6 47, requesting, with reference to Govt No. L 11863-9/Ind III-46-2 dated 27/2/ allotment of sites to messrs Kirloskar Co. and the Mysore Govt Soap Factory in the Northern Zone of the Industrial Suburb, I am directed to convey the approval of Govt to the following resolution of the Board in regard to the allotment of the site measuring 20 acres each as marked on the revised plan

Separate orders will issue in regard to (1) the rate at which the site should be sold to the Company and (2) also other conditions relating to the grant of the site to Messrs Kirloskar & others

["That in the light of the final alignment of the Railway line, the site measuring 20 acres marked in the plan be allotted to Messrs Kirloskar & Co., in accordance with the Govt Order"]

I have etc

Sd/- 31/12/47

Secy to Govt

Rev Dept.

To Records a cembum

GOVERNMENT OF HIS HIGHNESS THE MAHARAJA OF MYSORE

No L 1828

General and Revenue Secretariat,

Dated Bangalore, ~~31st July~~ 1947

1 8-47

FROM

The Secretary to the Government of
His Highness the Maharaja of Mysore
Revenue Department, Bangalore.

To

The Chairman,
City Improvement Trust Board,
B a n g a l o r e

SIR,

Allotment to Messrs Kirloskar and Company and Mysore Government Soap Factory of sites in the northern zone of the industrial suburb

With reference to your letter No 3185, dated the 9th June 1947, requesting, with reference to Government Order No. L 11863-9/Ml 111-46-2, dated the 27th February 1947, allotment of sites to Messrs Kirloskar and Company and the Mysore Government Soap Factory in the northern zone of the industrial suburb, I am directed to convey the approval of Government to the following resolution of the Board in regard to the allotment of the site measuring 20 acres each as marked on the revised plan

> "That in the light of the final alignment of the railway line, the site measuring 20 acres marked on the plan be allotted to Messrs Kirloskar and Company in accordance with the Government Order.
>
> "The plan now prepared and enclosed herewith shows not only the site proposed for allotment to Messrs Kirloskar and Company but also the site selected for the Government Soap Factory and the general lay out of sites for locating other industries in the northern zone "

Separate orders will issue in regard to (1) the rate at which the site should be sold to the company and (2) also

the other conditions relating to the grant of sites to Messrs Kirloskar and others.

Record à accompany

I have the honour to be,
Sir,
Your most obedient servant,

Secretary to Government,
the Revenue Department.